GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Venkatapuram Gram Panchayat, Eluru Mandal, W.G. District – Change of Land use from Agricultural use to Residential use in Sy.No.280, 281/2, 287/1, 289/1, 289/2, 295/1,2 & 296 to an extent of Ac.14.79 cents of Venkatapuram Gram Panchayat as applied by Sri V. Venkata Balakrishna Rao – Draft Variation – Confirmation Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.150 **Dated:15.06.2016**

Read the following:-

1) From the Director of Town & Country Planning, Andhra Pradesh Hyderabad, Lr.Roc.No.12573/2013/R2, dated:07.03.2015.
2) Government Memo No.3665/H1/2015, MA&UD (H1) Department, dated:03.07.2015.
3) From the Director of Town & Country Planning, Andhra Pradesh Hyderabad, Lr.Roc.No.12573/2013/R2, dated:23.01.2016.
4) Government Memo No.11411/I2/2012, MA&UD (I2) Department, Dated:30.06.2012.
5) Government Memo No.3665/H1/2015, dated:28.03.2016.
6) Andhra Pradesh Gazette No.141, dated:04.04.2016.
7) From the DTCP, AP, Guntur, Lr.Roc.No.12573/2013/R2, dated:01.06.2016.

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ORDER:

The draft variation to the land envisaged in Eluru General Town Planning Scheme, issued in reference 5rd read above, was published in Extraordinary Andhra Pradesh Gazette No.141, Part-I, Dt:04.04.2016. The Director of Town & Country Planning, AP, Guntur in the reference 3rd read above, the Panchayat Secretary, Venkatapuram Gram Panchayt has informed that the applicant has paid an amount of Rs.84,000/- towards Development/Conversion charges and also the Director of Town & Country Planning, AP, Guntur in the reference 7th read above has published the draft variation notification in two Daily News papers i.e., one in the New Indian Express in English version and one in Praja Sakthi in Telugu version. On publication of notification, no suggestions / objections received from the public within the stipulated time. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Hyderabad.
The Director of Town and Country Planning, Andhra Pradesh, Guntur.
The Panchayat Secretary, Venkatapuram Gram Panchayat, Eluru Mandal,
West Godavari District.

Copy to:
The individual through the Venkatapuram Gram Panchayat, Eluru Mandal,
West Godavari District.
The District Collector, West Godavari District.
SF/SC.

// FORWARDED : BY ORDER //

SECTION OFFICER

(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Eluru General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.312 MA., dated:25.07.1975, proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in S.No.280, 281/2, 287/1, 289/1&2, 295/1,2 & 296 to an extent of Ac.10.33 cents of Venkatapuram (V), Eluru Mandal. The boundaries of which are shown in the schedule here and which is earmarked for Agricultural Use in the General Town Planning Scheme (Master plan) of Eluru sanctioned in G.O.Ms.No.312 MA., dated:25.07.1975 is now designated for Residential use by variation of change of land use based on the Panchayat Resolution No.46, dated:11.11.2013 as marked "A to W" in the revised part proposed land use map G.T.P.No.1/2016/R available in the Eluru Municipal Office, **subject to the following conditions that;**

1. The applicant shall surrender the road affected portion under 60'-0" wide MP Road to an extent of Ac.0.45 cents to Venkatapuram Gram Panchayat at free of cost through registered gift deed.
2. The applicant shall surrender an extent of Ac.0.03 cents which was affected under 100'-0" wide MP Road (Eluru-Pedapadu main road) through registered gift deed at free of cost to the Venkatapuram Gram Panchayat.
3. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Proposed 60'-0" wide Master Plan road, Cancer Hospital, Residential area.
East	:	Agricultural land
South	:	Layout Plots
West	:	Eluru Pedapadu main road (100'-0" wide Proposed Master Plan Road)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER